

# Zoning Board of Appeals

Natick Town Hall  
13 East Central Street  
Natick, MA 01760

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## Meeting Agenda Monday, May 18, 2015 @ 7:30PM 3<sup>rd</sup> Floor Training Room – Town Hall – 13 East Central Street

### Continued Hearings:

7:30PM

**Case #2014-058 – 5 Commonwealth Road – Omni Realty Trust**

The Petitioner is requesting a modification to existing Decision #840045 and/or the required relief in order to expand the parking lot to include eight (8) additional spaces.

**Case #2015-008 – 19 Eliot Street – Mechanics Guild, LLC**

The Petitioner is requesting a Use Variance and/or the required relief in order to construct a second dwelling containing two (2) “age in place” condominium units.

### Public Hearings:

7:30PM

**Case #2015-010 – 41 Pitts Street – Guaranteed Builders and Developers, Inc.**

The Petitioner is requesting a Chapter 40A, Section 6 Finding and/or the required relief in order to raze the existing structure and construct a new single family dwelling on a pre-existing, non-conforming lot.

7:40PM

**Case #2015-011 – 47 Speen Street – Ian Kingscote**

The Petitioner is requesting a Chapter 40A, Section 6 Finding and/or the required relief in order to extend the existing, non-conforming garage.

7:50PM

**Case #2015-012 – 83 Pine Street – Michael Comeau**

The Petitioner is requesting a Special Permit from Section III-A.2(53) in order to operate a dog kennel at a residential location. The Petitioner has five (5) dogs which is more than the three (3) allowed as defined in the Natick Zoning Code.

8:00PM

**Case #2015-013 – 4 Bradford Street – Darlene Johnson and John Pisano**

The Petitioners are requesting a Chapter 40A, Section 6 Finding and/or the required relief in order to raze the existing structure and construct a new single family dwelling on a pre-existing, non-conforming lot.

8:10PM

**Case #2015-014 – 85 East Central Street – John Stournaras**

The Petitioner is requesting a modification to existing Decision #990030 in order to approve the addition of a landscaped dining patio/terrace with seating for 24 customers.

### Any Other Business:

1. Review and approve minutes from the meetings on April 13, 2015 and April 27, 2015.
2. Sign decision for 12 Manchester Place.

### Upcoming Meetings

June 22, 2015, July 27, 2015, and August 17, 2015

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